



## HILLSBOROUGH TOWNSHIP ENVIRONMENTAL COMMISSION

DEPARTMENT OF PLANNING AND ZONING  
HILLSBOROUGH TOWNSHIP MUNICIPAL COMPLEX  
THE PETER J. BIONDI BUILDING  
379 SOUTH BRANCH ROAD  
HILLSBOROUGH, NJ 08844

[www.hillsborough-nj.org](http://www.hillsborough-nj.org)

(908) 369-4313

### **Meeting Agenda April 23, 2018 - 7:00 pm Front Multi-purpose Room**

#### **CALL TO ORDER PLEDGE OF ALLEGIANCE**

**NOTICE OF MEETING** - This meeting has been duly advertised according to Section 5 of the Open Public Meetings Act, Chapter 231, Public Law 1975 ("Sunshine Law").

#### **ROLL CALL**

_____ Louise Wilkens	_____ Stephanie Forrest
_____ Joanne Bertolini	_____ <b>Sella Burchette, Secretary</b>
_____ Neil Julian	_____ Thomas Almendinger (Alt. #1)
_____ <b>Michael Folli, Vice Chairman</b>	_____ Dr. Christopher Obropta (Alt. #2)
_____ <b>Deborah Boyea, Chairman</b>	_____ <i>Committeeman Frank DelCore, TC Liaison</i>

#### **DISPOSITION OF MINUTES**

- February 26, 2018
- March 26, 2018

#### **BUSINESS FROM THE FLOOR**

#### **SUBDIVISION/SITE PLAN APPLICATIONS**

- **3087 Route 22, LLC (Permadur / Sissco)** – File BA-18-05 – Block 142, Lots 28, 29, 31.01 & 31.02 – 186 – 192 Route 206. Applicant seeking to consolidate Lots 31.01 and 31.02 into one lot; and preliminary and final major site plan approval to construct a new 98,172 sf. manufacturing facility to which Permadur and Sissco Material Handling will relocate and occupy 77,650 sf. of the new building; the remaining 20,522 sf. area will be available for lease; with site improvements including parking, loading, and stormwater management system. The existing driveway on Lot 28 and parking area on Lot 29 will temporarily provide access to the new site during construction. Applicant seeking a 'd' variance for maximum building height for 42 ft, where 35ft. is the maximum, on property in the I-1 Zoning District (follows I-2 regulations due to highway approach). BOA agenda: TBD

#### **OLD BUSINESS**

#### **NEW BUSINESS**

#### **CORRESPONDENCE RECEIVED**

- Block 145.02, Lot 22 – NJDEP Permit
- Block 199, Lots 51 & 52
- ANJEC Report – Winter 2018

#### **COMMITTEE REPORTS**

- Dr. Joseph Martins – 17-PB-15-SV
- Apex Land Associates, LLC (Apex Sports & Events) – 18-PB-01-MSP

#### **MAPS/DOCUMENTS RECEIVED**

- Terrace Industrial Park – 08-PB-08-MJF – DRCC report dated 04-13-18
- Dr. Joseph Martins – 17-PB-15-SV – Maser Memorandum dated 04-05-18
- Dr. Joseph Martins – 17-PB-15-SV - Planning Report dated 04-02-18
- Apex Land Associates, LLC (Apex Sports & Events) – 18-PB-01-MSP- Maser memorandum dated 04-02-18
- Apex Land Associates, LLC (Apex Sports & Events) – 18-PB-01-MSP- SCPB letter dated 03-16-18
- Scott LUTZKY – 17-PB-10-MSV – Resolution of Approval
- Hillsborough Gardens Associates, LLC (Clubhouse) – 17-PB-14-MSP - Resolution of Approval

#### **BUSINESS FROM THE FLOOR**

#### **ADJOURNMENT**

**NEXT MEETING: May 21, 2018**